

PROPOSED COUNCIL STUDY ISSUE

For Calendar Year: 2004

Continuing ☐

New ☐

Previous Year (below line/defer) ☒

Issue: Development options for City-owned property at 1240 N. Fair Oaks Avenue

Lead Department: Community Development Department

General Plan Element or Sub-Element: Land Use and Transportation Element

1. What are the key elements of the issue? What precipitated it?

This study issue will consider development alternatives for a 2-acre property owned by the City of Sunnyvale located at 1240 North Fair Oaks Avenue. The property was acquired by the City in 1978 as part of a project to construct an interchange between Fair Oaks Avenue and Highway 237. The interchange was not constructed and the property has been intermittently used as a staging area for contractors. The lot has security fencing and limited landscaping.

The Traditions Homeowners Association has long sought beautification of the property. In 2001, Parks and Recreation staff were asked to consider the site as a location for a City park. The Superintendent of Parks determined that the site would not be appropriate for a neighborhood park. On September 4, 2002 the Director of Public Works provided a memorandum to the City Council detailing costs associated with three beautification options for the subject property. If Council wishes to proceed with any of these beautification options, a capital project can be submitted for possible funding in a future fiscal year.

This study would involve analysis of various real-estate options as well as cost-benefits for different types of uses. Staff would also work with the Traditions Homeowners Association. In October 2003, the Planning Commission suggested the City explore leasing of City properties for RV, boat and trailer storage. This study could be focused on a storage use and/or combined to look at other City-owned properties.

This item was 8 of 12 in last year's ranking.

2. How does this relate to the General Plan or existing City Policy?

Land Use and Transportation Element

Goal C1 Preserve and enhance an attractive community, with a positive image and a sense of place, that consists of distinctive neighborhoods, pockets of interest, and human-scale development.

3. Origin of issue:

Councilmember: Council motion

General Plan: _____

Staff: _____

BOARD or COMMISSION

Arts	<input type="checkbox"/>	Library	<input type="checkbox"/>
Bldg. Code of Appeals	<input type="checkbox"/>	Parks & Rec.	<input type="checkbox"/>
CCAB	<input type="checkbox"/>	Personnel	<input type="checkbox"/>
Heritage & Preservation	<input type="checkbox"/>	Planning	<input checked="" type="checkbox"/>
Housing & Human Svcs	<input checked="" type="checkbox"/>		

Board / Commission Ranking/Comment:

<u>Housing & Human Services</u>	Board / Commission ranked	<u>Defer</u>
<u>Planning Comm.</u>	Board / Commission ranked	<u>of</u>

4. Due date for Continuing and Mandatory issues (if known): _____

5. Multiple Year Project? Yes ☐ No ☒ Expected Year of Completion TBD

6. Estimated work hours for completion of the study issue.

(a) Estimated work hours from the lead department 120

(b) Estimated work hours from consultant(s): _____

(c) Estimated work hours from the City Attorney's Office: 15

(d) List any other department(s) and number of work hours:

Department(s): Public Works 40**Total Estimated Hours:** 175

7. Expected participation involved in the study issue process?

(a) Does Council need to approve a work plan? Yes ☐ No ☒(b) Does this issue require review by a Board/Commission? Yes ☒ No ☐

If so, which Board/Commission? Planning

(c) Is a Council Study Session anticipated? Yes ☐ No ☒

(d) What is the public participation process?

Public participation on this item may include “out reach” to the Traditions development due to proximity of the project site; otherwise, standard public notice for public hearings with the Planning Commission and City Council.

8. Estimated Fiscal Impact:

Cost of Study	\$ _____
Capital Budget Costs	\$ _____
New Annual Operating Costs	\$ _____
New Revenues or Savings	\$ _____
10 Year RAP Total	\$ _____

9. Staff Recommendation

- ☐ Recommended for Study
- ☐ Against Study
- ☒ No Recommendation

Explain below staff's recommendation if "for" or "against" study. Department director should also note the relative importance of this study to other major projects that the department is currently working on or that are soon to begin, and the impact on existing services/priorities.

reviewed by

Department Director

Date

approved by

City Manager

Date